

CODE ENFORCEMENT BOARD

SEMINOLE COUNTY, FLORIDA

AGENDA

July 26, 2007 – 1:30 pm
Seminole County Services Building – Room 1028
1101 East First St, Sanford FL 32771

- I Call to Order
- II Pledge of Allegiance
- III Roll Call
- IV Swearing in of Witnesses
- V Agenda Update & Approval
- VI Public Hearings –

Repeat Cases	-	2
New Cases	-	4 (2 continued by staff)
		(9 complied prior to hearing)
Continued Cases	-	1
Special Request	-	0
Consent Agenda	-	5
Foreclosure	-	0
Add-On	-	0



REPEAT CASES

CERTIFIED NOTICE OF HEARING

- A. Case No 05-92-CEB
Stuart E. Nichols
Code Enforcement Officer: Dorothy Hird

This is a repeat violation. The original violation was heard by the Board on December 1, 2005; and an Order was entered giving the Respondent a compliance date of December 16, 2005. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on December 15, 2005.

An Affidavit of Repeat Violation was filed after reinspection on May 1, 2007. An Affidavit of Compliance After Repeat Violation was filed after reinspection on May 8, 2007.

This property is presently in compliance.

RECOMMENDATION: The Board issue an Order constituting a **fine** on a repeat violation in the amount of **\$850.00** for 17 days of non-compliance, from May 1, 2007 through and including May 17, 2007, at **\$50.00 per day**. Further, the fine shall be increased to **\$150.00 per day** for each day the violation is repeated after July 26, 2007. The Clerk shall record said Order in the Public Records of Seminole County.

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (h)
Described as: 1) Uncultivated vegetation in excess of 24" in height and located within 75' from any structure
Location: 370 Sultana Lane, Maitland (Commission District 4)
Tax Parcel ID # 23-21-29-503-0B00-0220

Motion by _____ Second by _____ Compliance Date _____ Fine _____

POSTED NOTICE OF HEARING

B. Case No 06-32-CEB
Timothy C. Lanier
Code Enforcement Officer: Donna Wisniewski

This is a repeat violation. The original violation was heard by the Board on April 27, 2006; and an Order was entered giving the Respondent a compliance date of May 12, 2006. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on May 16, 2006.

An Affidavit of Repeat Violation was filed after reinspection on April 16, 2007.

This property is NOT in compliance.

RECOMMENDATION: The Board issue an Order constituting a **fine** on a repeat violation in the amount of **\$5,900.00** for 59 days of non-compliance, from May 29, 2007 through and including July 26, 2007, at **\$100.00 per day**; and the fine shall continue to accrue at **\$100.00 per day** for each day the violation continues or is repeated past July 26, 2007. The Clerk shall record said Order in the Public Records of Seminole County.

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (g)

Described as: 1) The accumulation of trash and debris

Location: 1209 Thunder Trail, Maitland (Commission District 1)
Tax Parcel ID # 20-21-30-527-0000-0030

Motion by _____ Second by _____ Compliance Date _____ Fine _____

NEW CASES

COMPLIED PRIOR TO HEARING

A. Case No. 07-15-CEB
Leonel E. Sanchez, Jr.
Deputy Building Official: Tom Helle

Violation Charged: Florida Building Code, Section 105.1
Described as: 1) Constructed shed in rear yard without permits
Location: 5406 Ardmore Drive, Winter Park (Commission District 1)
Tax Parcel ID # 34-21-30-526-0000-4140

Motion by _____ Second by _____ Compliance Date _____ Fine _____

CONTINUED BY STAFF

B. Case No. 07-23-CEB
Gregory A. Jennings and Tammie S. Rader
Deputy Building Official: Tom Helle

New case continued from April meeting by Staff

Violation Charged: Florida Building Code, Section 105.1
Described as: 1) Constructed a two-story addition and sheds without the required permits and the required inspections
Location: 246 Clearview Road, Chuluota (Commission District 1)
Tax Parcel ID # 15-21-32-5UL-0000-2340

Motion by _____ Second by _____ Compliance Date _____ Fine _____

COMPLIED PRIOR TO HEARING

C. Case No. 07-40-CEB
Alexander S. and Toni M. Nurell
Code Enforcement Officer: Donna Wisniewski

New case continued from June meeting by Staff

Violation Charged: Seminole County Land Development Code, Chapter 30, Section 30.202 and 30.203

Described as: 1) Dumpster not a permitted use in residential zone
Location: 2156 Nottingham Drive, Winter Park (Commission District 1)
Tax Parcel ID # 33-21-30-510-0B00-0070

Motion by _____ Second by _____ Compliance Date _____ Fine _____

COMPLIED PRIOR TO HEARING

D. Case No. 07-61-CEB
Yosef and Chana Lipsker
Code Enforcement Officer: Donna Wisniewski

New case continued from June meeting by Staff

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (l) and (n)

Described as: 1) The remains or rubble of structures which have been burned, stricken by other casualty, or demolished
2) Stagnant or foul water in a swimming or wading pool
Location: 641 Brookside Road, Maitland (Commission District 1)
Tax Parcel ID # 28-21-30-507-0000-3200

Motion by _____ Second by _____ Compliance Date _____ Fine _____

COMPLIED PRIOR TO HEARING

E. Case No. 07-63-CEB
Jeffrey Brockhaus
Code Enforcement Officer: Dorothy Hird

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (g)

Described as: 1) The accumulation of trash and debris
Location: 201 Cedarwood Drive, Maitland (Commission District 4)
Tax Parcel ID # 19-21-30-511-0000-0160

Motion by _____ Second by _____ Compliance Date _____ Fine _____

COMPLIED PRIOR TO HEARING

F. Case No. 07-64-CEB
General Williams and Irene Davis
Code Enforcement Officer: Dorothy Hird

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (l)

Described as: 1) Junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport
Location: 1282 Depugh Street, Altamonte Springs (Commission District 4)
Parcel I. D. # 18-21-30-502-0D00-0190

Motion by _____ Second by _____ Compliance Date _____ Fine _____

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COMPLIED PRIOR TO HEARING

G. Case No. 07-65-CEB
Irene Davis
Code Enforcement Officer: Dorothy Hird

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (l)

Described as: 1) Junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport

Location: 1286 Depugh Street, Altamonte Springs (Commission District 4)
Tax Parcel ID # 18-21-30-502-0D00-0200

Motion by _____ Second by _____ Compliance Date _____ Fine _____

CERTIFIED NOTICE OF HEARING

H. Case No. 07-66-CEB
Sadie Holmes
Code Enforcement Officer: Dorothy Hird

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (e) and (g) and SCLDC Chapter 30, Sections 30.182 and 30.183

Described as: 1) Unusable or abandoned furniture
2) The accumulation of trash and debris
3) Outside storage on R-1 zoned property of items pertaining to non-profit organization

Location: 1280 Amanda Street, Altamonte Springs (Commission District 4)
Tax Parcel ID # 18-21-30-501-0200-0120

Motion by _____ Second by _____ Compliance Date _____ Fine _____

CERTIFIED NOTICE OF HEARING

I. Case No. 07-67-CEB
Rodney J. Robinson and Cindy Reed
Code Enforcement Officer: Dorothy Hird

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (h) and (l)
Described as: 1) Uncultivated vegetation in excess of 24" in height and located within 75' from any structure
2) Junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport
Location: 310 Continental Court, Altamonte Springs (Commission District 4)
Parcel I. D. # 07-21-30-516-0000-0240

Motion by _____ Second by _____ Compliance Date _____ Fine _____

COMPLIED PRIOR TO HEARING

J. Case No. 07-68-CEB
Milton Bouey and Hurtis Bouey and Inez Durham, et al
Code Enforcement Officer: Dorothy Hird

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (l)
Described as: 1) Junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport
Location: 2211 S Cr 427, Altamonte Springs (Commission District 4)
Parcel I. D. # 07-21-30-300-0620-0000

Motion by _____ Second by _____ Compliance Date _____ Fine _____

COMPLIED PRIOR TO HEARING

K. Case No. 07-69-CEB
Park Ave Inv., Inc. and Brad Gustafson, Registered Agent
Code Enforcement Officer: Jerry Robertson

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in
Section 95.3 (l) and SCLDC Chapter 30, Part 70, Section 30.1350
Described as: 1) Junked or abandoned vehicle(s) not kept within an enclosed
garage or an attached carport
Location: 280 Pineview Drive, Oviedo (Commission District 4)
Parcel I. D. # 11-21-31-507-0000-0220

Motion by _____ Second by _____ Compliance Date _____ Fine _____

COMPLIED PRIOR TO HEARING

L. Case No. 07-70-CEB
Fertakis International Construction and Norma Fertakis, Registered Agent
Code Enforcement Officer: Pamela Taylor

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in
Section 95.3 (g) and (h)
Described as: 1) The accumulation of trash and debris
2) Uncultivated vegetation in excess of 24" in height and located
within 75' from any structure
Location: 6200 CR 427 N, Sanford (Commission District 5)
Parcel I. D. # 14-20-30-300-0310-0000

Motion by _____ Second by _____ Compliance Date _____ Fine _____

CERTIFIED NOTICE OF HEARING

M. Case No. 07-71-CEB
Jesus E. Duran
Code Enforcement Officer: Joann Tamulonis

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (j) and SCLDC Chapter 30, Part 11, Section 30.182

Described as: 1) Used/scrap building materials
2) Utilizing the property zoned R-1 as more than one single family dwelling is not a permitted use of the property

Location: 640 Caliente Way, Altamonte Springs (Commission District 3)
Parcel I. D. # 21-21-29-501-0000-1330

Motion by _____ Second by _____ Compliance Date _____ Fine _____

CONTINUED BY STAFF

N. Case No. 07-72-CEB
Devaughn L. Higdon
Code Enforcement Officer: Joann Tamulonis

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (g) and (l) and SCLDC Chapter 30, Part 12, Section 30.202

Described as: 1) The accumulation of trash and debris
2) Junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport
3) Utilizing the property zoned R-1 as more than one single family dwelling is not a permitted use of the property

Location: 1024 Lake Brantley Road, Altamonte Springs(Commission District 3)
Parcel I. D. # 08-21-29-501-0000-007C

Motion by _____ Second by _____ Compliance Date _____ Fine _____

CERTIFIED NOTICE OF HEARING

O. Case No. 07-73-CEB
Sergio G. and Maria E. Berezovsky
Code Enforcement Officer: Joann Tamulonis

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (l)

Described as: 1) Junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport

Location: 1175 Academy Drive, Altamonte Springs (Commission District 3)
Parcel I. D. # 17-21-29-505-0500-0030

Motion by _____ Second by _____ Compliance Date _____ Fine _____

CONTINUED CASES

A. Case No. 07-28-CEB
Richard H. and Peggy J. Caverly
Code Enforcement Officer: Joann D. Tamulonis

Case continued from June meeting after being tabled by the CEB

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (e), (g) and (h)

Described as: 1) Unusable or abandoned furniture.
2) The accumulation of trash and debris.
3) Uncultivated vegetation in excess of 24" in height and located within 75' of a structure.

Location: 219 Nob Hill Circle, Longwood (Commission District 3)
Tax Parcel ID # 04-21-29-514-0B00-0070

Motion by _____ Second by _____ Compliance Date _____ Fine _____

SPECIAL REQUEST

NONE

CONSENT AGENDA

- A. Case No 03-63-CEB (1st and 2nd repeat violations)
Ruby Blake, Freddie Morris, MD, & Bertha Ross
Code Enforcement Officer: Dorothy Hird

Case continued from June meeting after being tabled by the CEB

This case was originally heard by the Board on August 28, 2003 and an Order was entered. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on December 2, 2003. This case was brought before the Board for a lien request on December 4, 2003 and an Order Rescinding Fine of \$3,250.00 was entered by the Board at that time.

A first Affidavit of Repeat Violation was filed after reinspection on August 30, 2004. An Affidavit of Compliance After Repeat Violation was filed after reinspection on October 21, 2005.

A second Affidavit of Repeat Violation was filed after reinspection on May 14, 2007. The second Affidavit of Repeat Violation was heard on June 28, 2007 and an Order was entered.

This property is NOT in compliance at this time.

RECOMMENDATION #1 (pertaining to First Repeat): The Board issue an Order constituting a **lien** against this property in the amount of **\$38,700.00** which represents 417 days of non-compliance (60 days from August 30, 2004 through and including October 28, 2004 at \$50.00 per day and 357 days from October 29, 2004 through and including October 20, 2005 at \$100.00 per day). The Clerk shall record said Order in the Public Records of Seminole County.

Violation Charged: Seminole County Code, Chapter 95, Section 95.4 as defined in 95.3 (l)

Described as: 1) Junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport

Location: 127 Leon Street, Altamonte Springs (Commission District 4)
Tax Parcel ID # 18-21-30-507-0000-0650

Motion by _____ Second by _____ Action _____

RECOMMENDATION #2 (pertaining to Second Repeat): The Board issue an Order constituting a **lien** on a **second** repeat violation in the amount of **\$8,800.00** for 74 days of non-compliance (46 days from May 14, 2007 through and including June 28, 2007 at **\$100.00 per day** and 28 days from June 29, 2007 through and including July 26, 2007 at \$150.00 per day); and the fine shall continue to accrue at **\$150.00 per day**

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for each day the violations continue or are repeated past July 26, 2007. The Clerk shall record said Order in the Public Records of Seminole County.

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (g) and (l).

Described as: 1) Accumulation of trash and debris.
2) Junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport

Location: 137 Leon Street, Altamonte Springs (Commission District 4)
Tax Parcel ID # 18-21-30-507-0000-0740

Motion by _____	Second by _____	Compliance Date _____	Fine _____
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B. Case No. 07-26-CEB
Richard and Laura Saxman
Senior Code Enforcement Officer: Deborah Leigh

This case was originally heard by the Board on April 26, 2007; and an Order was entered giving the Respondents a compliance date of May 12, 2007. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on May 15, 2007. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on June 11, 2007. This case was continued from the July meeting.

This property is presently in compliance.

RECOMMENDATION: The Board issue an Order constituting a **lien** in the amount of **\$7,250.00** for 29 days of non-compliance, from May 13, 2007 through and including June 10, 2007, at \$250.00 per day. The Clerk shall record said Order in the Public Records of Seminole County.

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (p).

Described as: 1) Objectionable, unsightly, or unsanitary matter, substance, or material tending by its existence and/or accumulation to endanger or adversely affect the health, safety, lives, and/or welfare of the citizens of the county.

Location: 170 Archers Point, Longwood (Commission District 5)
Tax Parcel ID # 23-20-29-504-0000-0160

Motion by _____	Second by _____	Compliance Date _____	Fine _____
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C. Case No 07-27-CEB
Woodrow Balliet
Code Enforcement Officer: Joann Tamulonis

This case was originally heard by the Board on March 22, 2007; and an Order was entered giving the Respondent a compliance date of April 12, 2007. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on April 16, 2007.

This property is NOT in compliance at this time.

RECOMMENDATION: The Board issue an Order constituting a **lien** in the amount of **\$26,250.00** for 105 days of non-compliance, from April 13, 2007 through and including July 26, 2007, at \$250.00 per day. The Clerk shall record said Order in the Public Records of Seminole County; and the fine shall continue to accrue at **\$250.00 per day** for each day the violations continue or are repeated past July 26, 2007. The Clerk shall record said Order in the Public Records of Seminole County.

Violation Charged: Seminole County Code, Chapter 95, Section 95.4 as defined in 95.3 (g), (h), (i), (j) and (l)

Described as:

- 1) The accumulation of trash and debris
- 2) Uncultivated vegetation in excess of 24" in height and located within 75' from any structure
- 3) The remains or rubble of structures which have been burned, stricken by other casualty, or demolished
- 4) Used/scrap building materials
- 5) Junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport

Location: 106 Champion Avenue, Altamonte Springs (Commission District 3)
Tax Parcel ID # 03-21-29-505-0X00-0350

Motion by _____ Second by _____ Action _____

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING
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D. Case No. 07-48-CEB
John Deller
Code Enforcement Officer: Pamela Taylor

This case was originally heard by the Board on May 17, 2007; and an Order was entered giving the Respondent a compliance date of May 31, 2007. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on May 14, 2007.

This property is NOT in compliance at this time.

RECOMMENDATION: The Board issue an Order constituting a **lien** in the amount of **\$5,600.00**, for 56 days of non-compliance from June 1, 2007, through and including July 26, 2007, at \$100.00 per day. The Clerk shall record said Order in the Public Records of Seminole County; and the fine shall continue to accrue at **\$100.00 per day** for each day the violation continues or is repeated past July 26, 2007. The Clerk shall record said Order in the Public Records of Seminole County.

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (h)
Described as: 1) Uncultivated vegetation in excess of 24" in height and located within 75' from any structure
Location: 365 Hibiscus Drive, Sanford (Commission District 5)
Tax Parcel ID # 12-20-30-503-0100-001A

Motion by _____ Second by _____ Compliance Date _____ Fine _____

E. Case No. 07-51-CEB
Corey S. Johns
Code Enforcement Officer: Jerry Robertson

This case was originally heard by the Board on May 17, 2007; and an Order was entered giving the Respondent a compliance date of May 30, 2007. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on June 25, 2007.

This property is presently in compliance.

RECOMMENDATION: The Board issue an Order constituting a **lien** in the amount of **\$3,750.00**, for 25 days of non-compliance from May 31, 2007, through and including June 24, 2007, at \$150.00 per day. The Clerk shall record said Order in the Public Records of Seminole County.

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (l)

Described as: 1) Junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport

Location: 710 Tropical Avenue, Chuluota (Commission District 1)
Tax Parcel ID # 21-21-32-5CF-5800-0030

Motion by	Second by	Compliance Date	Fine
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FORECLOSURE

NONE

VII Approval of the minutes from the meeting of June 28, 2007

VIII Confirmation date of next meeting: August 23, 2007

IX Old Business – none

X New Business – none

XI Adjourn

NOTE: PERSONS WITH DISABILITIES NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT THE HUMAN RESOURCES DEPARTMENT ADA COORDINATOR 48 HOURS IN ADVANCE OF THE MEETING AT 407-665-7941.

PERSONS ARE ADVISED THAT IF THEY DECIDE TO APPEAL ANY DECISIONS MADE AT THIS HEARING, THEY WILL NEED A RECORD OF THE PROCEEDINGS,

AND FOR SUCH PURPOSE, THEY MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS ARE MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED, PER SECTION 285.0105, FLORIDA STATUTES.

FOR ADDITIONAL INFORMATION REGARDING THIS AGENDA, PLEASE CONTACT (407) 665-7403.

7-26-07 Agenda
